

04-0 -0420

City Council
Atlanta, Georgia

AN ORDINANCE

BY: COUNCILMEMBER IVORY LEE YOUNG, JR.

Z-04-

3/1/04

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta, Georgia be amended and the maps established in connection therewith be changed so that the following property located at **694-700 D'Alvigny Street, N.W.** be changed from the **R-5 (Two-Family Residential)** District to the **RG-3 (Residential General-Sector 3)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **111** of the **14th** District of **Fulton** County, Georgia, being more particularly described by the attached legal description.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development," as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances that are in conflict with the terms of this ordinance are hereby repealed.

694 Dalvigeny Street; All that property lying and being in Land Lot III of the 14th Street being more particularly described as follows: Beginning at the southeast corner of Griffin Street and Dalvigeny Street; running thence east along the southern right of way of Dalvigeny Street 300 feet , more or less, to an alley and the true point of beginning; running thence east along the southern right of way of Dalvigeny Street 56 feet ; thence running south 109 feet; thence running west 56 feet; thence north 109 feet to the True Point of Beginning; property known as 694 Dalvigeny.

700 Dalvigeny Street All that property being and lying in land Lot III of the 14th District, Fulton County Georgia being more particularly described as follows: BEGINNING at the southeast corner of Griffin Street and Dalvigeny St; running 229 feet east along the right of way of Dalvigeny Street to the True Point of Beginning; running thence 60 feet along the southerly right of way of Dalvigeny Street to an alley; running thence 102 feet south along the east side of said alley; running thence 60 feet west; running thence 102 feet north to the True Point of Beginning; Property known as 700-702 Dalvigeny Str.